

STATE OF HAWAII
DEPARTMENT OF LAND AND NATURAL RESOURCES
Land Division
Honolulu, Hawaii 96813

March 28, 2008

Board of Land and Natural Resources
State of Hawaii
Honolulu, Hawaii

PSF No.:04HD-070
HAWAII

Amend Prior Board Action of April 8, 2004 (D-14), Rescind Prior Land Board Approval and Issuance of Direct Lease to the University of Hawaii for Marine Research and Educational Purposes, Lalamilo, Hawaii, Tax Map Key: (3) 6-9-1:portion of
1

BACKGROUND:

The Land Board at its April 8, 2004 meeting, under agenda item D-14, approved and amended staff's recommendation to: (1) rescind the approval of September 14, 1990, Item F-5 and (2) issue a direct lease to the University of Hawaii for marine research and educational purposes, subject to the University meeting deadlines (a) submission of plans for approval by the Chairperson within 4 years of the commencement of the lease or (b) construction and development of the facilities within 7 years of the commencement of the lease. Should the University fail to meet the deadlines, the Board will have the right to terminate the lease with 90 days written notice. The Board amendments were: University was to process and obtain subdivision approval with the County of Hawaii Planning Department including subdividing DOBOR's Puako Boat Ramp and the University shall be required to cooperate with the Na Ala Hele Program with our Division of Forestry and Wildlife on the establishment, operation and maintenance of the proposed Ala Kahakai Trail that traverses the area of the proposed lease and shall preserve public access to the shoreline.

By letter dated February 29, 2008, Ms. Debra Fitzsimons, Vice Chancellor for Administrative Affairs is requesting the Land Board amend the deadlines due to unexpected delays in the subdivision process. The County Planning Department determined that the finalization of the subdivision action would require Chapter 343, HRS compliance and SMA permitting. (EXHIBIT B) The University is moving forward with its planning consultant Tsukazaki, Yeh & Moore and Helbert Hastert & Fee Planners, Inc. in the preparation of an environmental assessment and SMA permitting.

REMARKS:

Based on the information provided, staff is recommending changes to the deadlines. For the submission of plans delete 4 years and replace with 6 years. For the construction and development of the facilities delete 7 years and replace with 9 years.

This will allow sufficient time for the University to comply with the County of Hawaii, Planning Department subdivision requirements.

RECOMMENDATION: That the Board

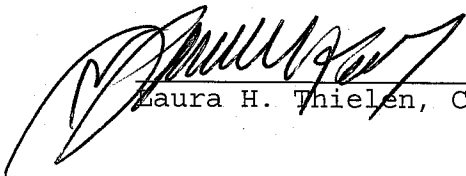
1. Amend its prior action of April 8, 2004, under agenda Item D-14, by:
 - A. Recommendation 2.C.a. Submission of plans for approval by the Chairperson within 4 years of the commencement of the lease. Delete 4 years and replace with 6 years.
 - B. Recommendation 2.C.b. Construction and development of the facilities within 7 years of the commencement of the lease. Delete 7 years and replace with 9 years.
2. All terms and conditions listed in its April 8, 2004 approval to remain the same.

Respectfully Submitted,



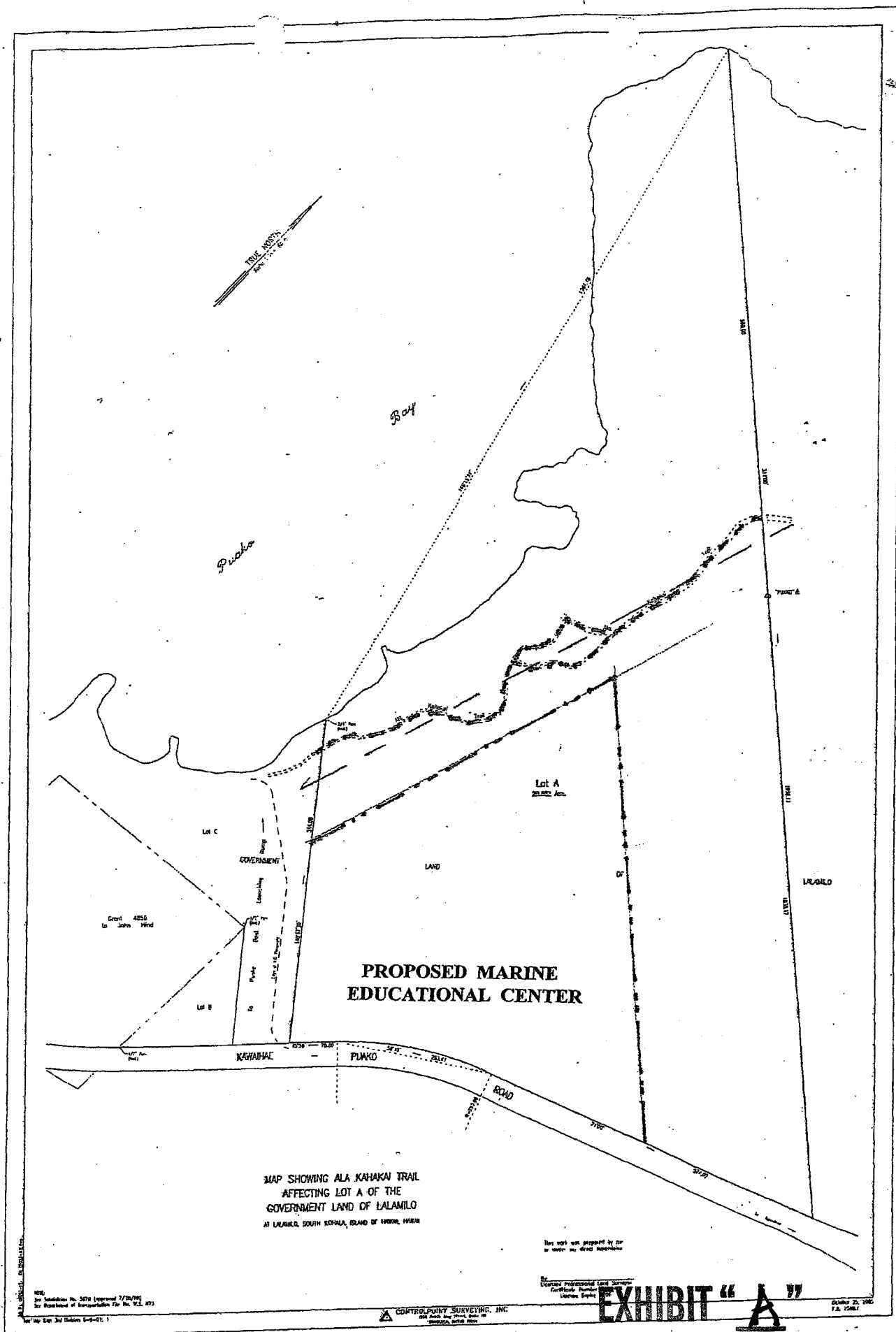
Charlene E. Unoki
Assistant Administrator

APPROVED FOR SUBMITTAL:



Laura H. Thielen, Chairperson





UNIVERSITY OF HAWAII AT HILO

Administration
Administrative Affairs

February 29, 2008

Russell Tsuji, Deputy Director
State of Hawaii, Department of Land and
Natural Resources Land Division
1151 Punchbowl Street
Honolulu, Hawaii 96813

Re: Request to Amend Prior Board Action; Direct Lease to the
University of Hawai'i for Marine Research and Education Purposes,
Lalamilo, South Kohala, Hawai'i, Tax Map Key: 3rd/6-9-001: Portion of 001

Dear Mr. Tsuji:

The University of Hawaii at Hilo ("UH Hilo") respectfully requests consideration to amend the State of Hawaii, Board of Land and Natural Resources' ("Board") prior action taken at its meeting of April 8, 2004, under Agenda D-14 as amended, as follows:

1. Amend Recommendation 2(C) (a) to extend deadline for submission of plans for approval by the Chairperson from within 4 years to within 6 years of the commencement of the lease.
2. Amend Recommendation 2(C)(b) to extend deadline to construct and develop facilities from within 7 years to within 9 years of the commencement of the lease.

Since the Board's action in 2004, UH Hilo has proceeded with its best efforts to subdivide the subject property as required to meet the April 2008 benchmark to submit plans for approval by the Chairperson prior to the commencement of the lease. The application for Consolidation/Subdivision and required preliminary and final plat maps were submitted to the County of Hawaii, Department of Planning (Planning Dept) on March 21, 2006 (Attachment 1). The application was partially delayed pending determination from the Planning Director on the Shoreline Certification requirement as part of the submittal.

The Planning Dept determined that the finalization of the subdivision action will require Chapter 343, HRS compliance and SMA permitting. The University of Hawaii at Hilo planned to first complete the subdivision resulting in the necessary map and description for the purposes of the lease prior to committing the funds necessary for the planning and design portion of this project.

The University of Hawaii at Hilo is moving forward with its planning consultant, Tsukazaki, Yeh & Moore and Helbert Hastert & Fee Planners, Inc. in the preparation of an Environmental Assessment and SMA permitting. A copy of the scope of work, which includes a timeline of almost 18 months to obtain the necessary rezoning is included as Attachment 2.

Mr. Russell Tsuji, Deputy Director
February 29, 2008
Page 2 of 2

Based on the consultant's timeline, UH Hilo will not meet the first upcoming benchmark in April 2008 to submit plans for approval by the Chairperson. UH Hilo is committed to successfully completing this project, and respectfully requests the Board's approval of both benchmark extensions requests to allow UH Hilo and its consultants to continue to move forward with its plans for the Kalakaua Marine Education Center. Thank you for your consideration of our request.

Sincerely,



Debra Fitzsimons
Vice Chancellor for Administrative Affairs

Enclosures

c: Rose Tseng, Chancellor – University of Hawaii at Hilo
Duff Zwald, Director – University of Hawaii, OPRPM

EXHIBIT "B"

MAR-3-08

01:21PM

FROM: CONTROLPOINT SURVEYING INC.

+1-800-532-8023

T-827 P.001/002 F-385

**CONTROLPOINT**
Surveying, Inc.**ATTACHMENT 1.**March 21, 2008
#05003-12

Mr. Christopher Yuen, Planning Director
Department of Planning
County of Hawaii
25 August Street, Room 109
Hilo, Hawaii 96720-4252

Dear Mr. Yuen:

Subject: UH Hilo - Kalakua (Puako) Marine Education Center
Tax Map Key (3) 8-9-001: 001
Lalewilo, South Kohala, Island of Hawaii, Hawaii

We request your approval for the subdivision of Lot A as shown on Subdivision File No. 5670 into Lots A-1 and A-2.

Please note that Lot A-2 is the site of the proposed Kalakua (Puako) Marine Education Center site. It is also our understanding that this subdivision action is for conveyance purposes and there are no plans for construction at this time.

We further understand that you have agreed to waive the Shoreline Certification Survey at this time; however, the Shoreline Certification will be required during the development phase of this project.

We are enclosing the following items for your files:

1. An original and five (5) copies each of this letter of transmittal and completed subdivision application form.
2. The original SUBDIVISION AND/OR CONSOLIDATION APPLICATION form signed by the subdivider and the recorded owner.
3. Ten (10) prints of the preliminary subdivision map.
4. A copy of the final subdivision map information on a 3 1/2" diskette in an Autocad dwg file format.

Because this subdivision request is for a government agency, we request a waiver of subdivision fees.

Call 1150 South King Street, Suite 102
Hawalea, Hawaii 96716
Ph. (808) 941-8022 • FAX (808) 941-8233

EXHIBIT "B"

07/27/2006 11:16 9747509

LHH FAC PLANNING

PAGE 02

MAR-27-08 01:21PM FROM: CONTROLPOINT SURVEYING INC.

+1-800-531-6320

T-427 P.002/002 T-318



CONTROLPOINT
Surveying, Inc.

Mr. Christopher Yuen, Director
March 31, 2006
Page 2

Please call me at (808) 545-2945, if there are any questions.

Very truly yours,

Wilfred Y. K. Chin

Wilfred Y. K. Chin, LPLS
Project Surveyor

attach

cc: UH Hilo - Planning - Mr. Lo-li Chih (FAX 974-7609)
cc: DLNR - Mr. Barry Yada (FAX 974-5222)

cc: [redacted]

EXHIBIT "B"

ATTACHMENT 2

Helber Hastert & Fee
Planners, Inc.

Puako Marine Education Center Scope of Work
December 15, 2007

1. Concept Plan Update. Working with UHH stakeholders, the consultant will update the "conceptual master plan" (c. early '90s) to conform to reconfigured parcel boundaries and general program requirements. Process will include a site inspection, questionnaire and interviews with UHH stakeholders. Objective of the plan are to satisfy County SMA requirements and to establish a basis for the EA's environmental impact analysis. The plan will be conceptual in nature and subject to change during the design process.

Deliverables: Draft and Final Concept Plan, preliminary development program, land utilization schedule and meeting records.

2. Environmental Assessment. The EA is triggered due the expenditure of State funds and use of State lands and will be prepared in accordance with Chapter 343, Hawai'i Revised Statutes (HRS) and Title 11, Chapter 200, Hawai'i Administrative Rules (HAR) of the Department of Health (DOH). The EA will commence with scoping and early consultation. The draft EA will then be prepared and circulated for public review. Review comments will then be incorporated into a Final EA and draft Finding of No Significant Impact (FONSI) that will be submitted to UHH for review and acceptance. Notice of the availability of the FONSI will then be published in the DOH Office of Quality Controls' *Environmental Notice*. The EA will include technical studies prepared by a civil engineer (water/wastewater systems), archaeologist and terrestrial biologist. A limited traffic assessment may also be required. It's always possible that unforeseen issues will arise during the EA review process, requiring additional research and study.

Deliverables: Draft and Final EA and FONSI (plus internal review draft of each report).

3. Special Management Area Use Permit. The project site is within the County of Hawaii's Special Management Area and will require a SMA Use Permit (major) from the Planning Commission. The Final EA/FONSI will be submitted as part of the SMAUP application for Planning Department and ultimately, Planning Commission review and approval. Consultant will coordinate with Planning Department and represent the project at the Planning Commission public hearing.

Deliverables: Draft (internal) and Final SMAUP Application.

4. Land Use District Boundary Adjustment/Rezoning. Part of the 5-acre property is in the State Conservation District (the rest is in the State Urban District) and the property is split zoned Open and Resort V-1.25. A County redistricting (<15 ac)/rezoning application will be prepared and filed to bring the entire property into the State Urban District and rezone the entire property to the "commercial" zone, or other zoning district recommended by the County Planning Department. The application will be reviewed by the Planning Department and then the Planning Commission, with final action resting with the County Council. Consultant will coordinate with Planning Department and represent the project at the Planning Commission and County Council public hearings.

Deliverables: Draft (internal) and Final Boundary Amendment and Rezoning Application

EXHIBIT "B"

Puako Marine Education Center Scope of Work
December 15, 2007
Page 2

Helber Hastert & Fee
Planners, Inc.

Schedule. The following chart establishes the overall general schedule to be followed. It is preliminary and will be updated at intervals through the planning process. As indicated, the overall effort is estimated to take approximately 17 months from notice to proceed. A majority of the time involves government review processes that are beyond the control of the consultant. There is a good possibility that the concept planning and EA processes can be overlapped, creating some contingency for delays that could come during the later stages of the process involving the County's administrative and legislative review process.

Task	Month																	
	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18
Concept Planning																		
EA/FONSI																		
SMAUP																		
DBA																		
Rezoning																		

EXHIBIT "B"

STATE OF HAWAII
DEPARTMENT OF LAND AND NATURAL RESOURCES
Land Division
Honolulu, Hawaii 96813

April 8, 2004

Board of Land and Natural Resources
State of Hawaii
Honolulu, Hawaii

PSF No.: 04HD-070

Island of Hawaii

Rescind Prior Board Action; Issuance of Direct Lease to the University of Hawaii
for Marine Research and Educational Purposes, Lalamilo, South Kohala, Hawaii,
Tax Map Key: 3rd/ 6-9-01: Portion of 1

APPLICANT:

University of Hawaii, whose business and mailing address is 2444 Dole Street, Honolulu,
Hawaii 96813.

LEGAL REFERENCE:

Section 171-95, Hawaii Revised Statutes, as amended.

LOCATION:

Portion of Government lands situated at Lalamilo, South Kohala, Hawaii, identified by
Tax Map Key: 3rd/ 6-9-01: portion of 1, as shown on the attached map labeled Exhibit A.

AREA:

5 acres, more or less (Exhibit B). The exact acreage will be determined upon an actual
survey and subdivision of the University's lot subject to review by DOBOR, State Parks
and approval by the Chairperson.

ZONING:

State Land Use District: Urban
County of Hawaii CZO: V-1.25 and Open

TRUST LAND STATUS:

Section 5(b) lands of the Hawaii Admission Act
DHHL 30% entitlement lands pursuant to the Hawaii State Constitution: NO

as amended
APPROVED BY THE BOARD OF
LAND AND NATURAL RESOURCES
AT ITS MEETING HELD ON
April 8, 2004

ITEM D-14

EXHIBIT "C"

April 8, 2004

CURRENT USE STATUS:

Although there are no completed encumbrances on the property, the parcel does contain the existing Puako Boat Ramp managed by our Division of Boating and Ocean Recreation (DOBOR). DOBOR has been unable to complete mapping and subdivision of the site for the purposes of an EO.

CHARACTER OF USE:

Marine Education and Research Purposes.

LEASE TERM:

Sixty-Five (65) years

COMMENCEMENT DATE:

The first day of the month to be determined by the Chairperson.

ANNUAL RENT:

Gratis.

CHAPTER 343 - ENVIRONMENTAL ASSESSMENT:

The University of Hawaii will be responsible for any further Chapter 343, HRS compliance in connection with their development of the property.

DCCA VERIFICATION:

Place of business registration confirmed:	N/A
Registered business name confirmed:	N/A
Applicant in good standing confirmed:	N/A

APPLICANT REQUIREMENTS:

Applicant shall be required to:

- 1) Process and obtain subdivision approval with the County of Hawaii, Planning Department, at Applicant's own cost;
- 2) Provide survey maps and descriptions according to State DAGS standards and at Applicant's own cost; and
- 3) At Applicant's own cost, comply with all requirements of Chapter 343, HRS, as applicable.

REMARKS:

At its meeting of September 14, 1990, under Agenda Item F-5, the Board approved a direct lease of 5 acres of land adjacent to the existing Puako Boat Ramp to the University of Hawaii at Hilo for the purposes of establishing the Kalakaua Marine Education Center. The proposed center was to specialize in teaching marine science with priority given to undergraduate students and teachers from Hawaii. The University has indicated that they may have a need for a larger area in the long term but feel that the 5 acres is sufficient for now.

The proposed facility included the proposed development of laboratories, classrooms, dormitory and dining facilities. Students would be able to study a wide variety of marine life ranging from coral reefs to marine mammals. A residential marine laboratory would allow for undergraduate students to meet informally with graduate students, postdoctoral fellows, and scientists from the University of Hawaii as well as visiting professors/scientists from other institutions and countries. The UH feels that the site is ideally suited for such a world class marine educational facility.

Due to the amount of time that has lapsed and the failure of the University to find the funding, complete the lease and develop the property, staff is recommending that the prior approval be rescinded and a new approval be granted for the proposed lease. The University has indicated that they have renewed interest and possible private funding for the facility. Staff is recommending a number of benchmarks for the lease to insure that should the University fail to obtain private or public funding commitments for the project, the lease may be terminated by the Board.

The existing State owned parcel also contains the Puako Boat Ramp facility managed by DOBOR. DOBOR has not been able to complete the Governor's Executive Order due to the lack of subdivision and maps for their ramp facility. Given that the University will have to subdivide their area from the larger State owned property, staff is recommending that the University be required to also subdivide the DOBOR boat ramp parcel. Staff is also recommending that the University plan for subdivision be subject to review by State Parks, DOBOR and approved by the Chairperson.

Staff is recommending that the University be required to preserve public access to the shoreline areas and cooperate with Na Ala Hele on the establishment, operation and maintenance of the Ala Kahakai trail alignment that traverses the area of the parcel.

The University of Hawaii is a State educational institution and qualifies for a direct lease under Chapter 171-95, HRS, as amended as a government agency. As an educational institution, the University of Hawaii and its purpose is a beneficiary under the public land trust as described in the Admission Act, the State Constitution and Chapter 171, HRS.

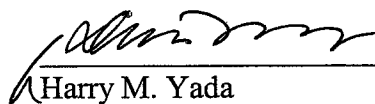
The University of Hawaii has not had a lease, permit, easement or other disposition of State lands terminated within the last five years due to non-compliance with such terms and conditions.

April 8, 2004

RECOMMENDATION: That the Board:

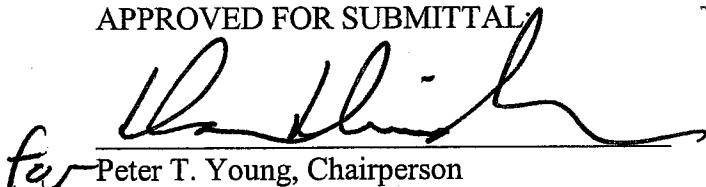
1. Rescind its action taken at its meeting of September 14, 1990, under Agenda Item F-5;
2. Subject to the Applicant fulfilling all of the Applicant requirements listed above, authorize the issuance of a direct lease to the University of Hawaii covering the subject area under the terms and conditions cited above, which are by this reference incorporated herein and further subject to the following:
 - A. The standard terms and conditions of the most current lease document form, as may be amended from time to time and appropriately amended for the University of Hawaii as a body of the State;
 - B. The University of Hawaii shall be required to cooperate with the Na Ala Hele Program with our Division of Forestry and Wildlife on the establishment, operation and maintenance of the proposed Ala Kahakai Trail that traverses the area of the proposed lease;
 - C. Should the University fail to meet any of the following deadlines, the Board will have to right to terminate the lease with 90 days written notice:
 - a. Submission of plans for approved by the Chairperson within 4 years of the commencement of the lease; or
 - b. Construction and development of the facilities within 7 years of the commencement of the lease.
 - D. Review and approval by the Department of the Attorney General; and
 - E. Such other terms and conditions as may be prescribed by the Chairperson to best serve the interests of the State.

Respectfully Submitted,



Harry M. Yada
District Land Agent

APPROVED FOR SUBMITTAL



Peter T. Young, Chairperson

April 8, 2004 – Land Board Meeting:

- D-14 Rescind Prior Board Action; Issuance of Direct Lease to the University of Hawaii for Marine Research and Educational Purposes, Lalamilo, South Kohala, Hawaii, TMK: (3) 6-9-01: por. 01.

Approved as amended. The Board amended:

- 1) **The Applicant Requirements Section by amending paragraph 1) to read as follows:**

"1) Process and obtain subdivision approval with the County of Hawaii Planning Department, at Applicant's own cost, including subdividing DOBOR's Puako Boat Ramp;"

- 2) **The Recommendation Section by amending subparagraph 2.B. to read as follows:**

"2.B. The University of Hawaii shall be required to cooperate with the Na Ala Hele Program with our Division of Forestry and Wildlife on the establishment, operation and maintenance of the proposed Ala Kahakai Trail that traverses the area of the proposed lease and shall preserve public access to the shoreline;"

ADVANCE SHEET
ORDER TO CHANGE

NOTE: Paragraphs 7, 18, 19, 22, 23 and 27 omitted by
American Tr. Co. Hawaii Ins. Co.

PRINTED

ANAEHOOMALU-LALAMILO, S. KOHALA, HAWAII.

IDNG No: 2548
 Source: Mr Major Bhargava of Markey Department
 By: LRH - July, 1975

EXHIBIT A

REDUCED/NOT TO
SCALE

STATE OF HAWAII
DEPARTMENT OF TRANSPORTATION
HARBORS DIVISION
PUAKO BOAT LAUNCH
POLYGRAPHIC MAP

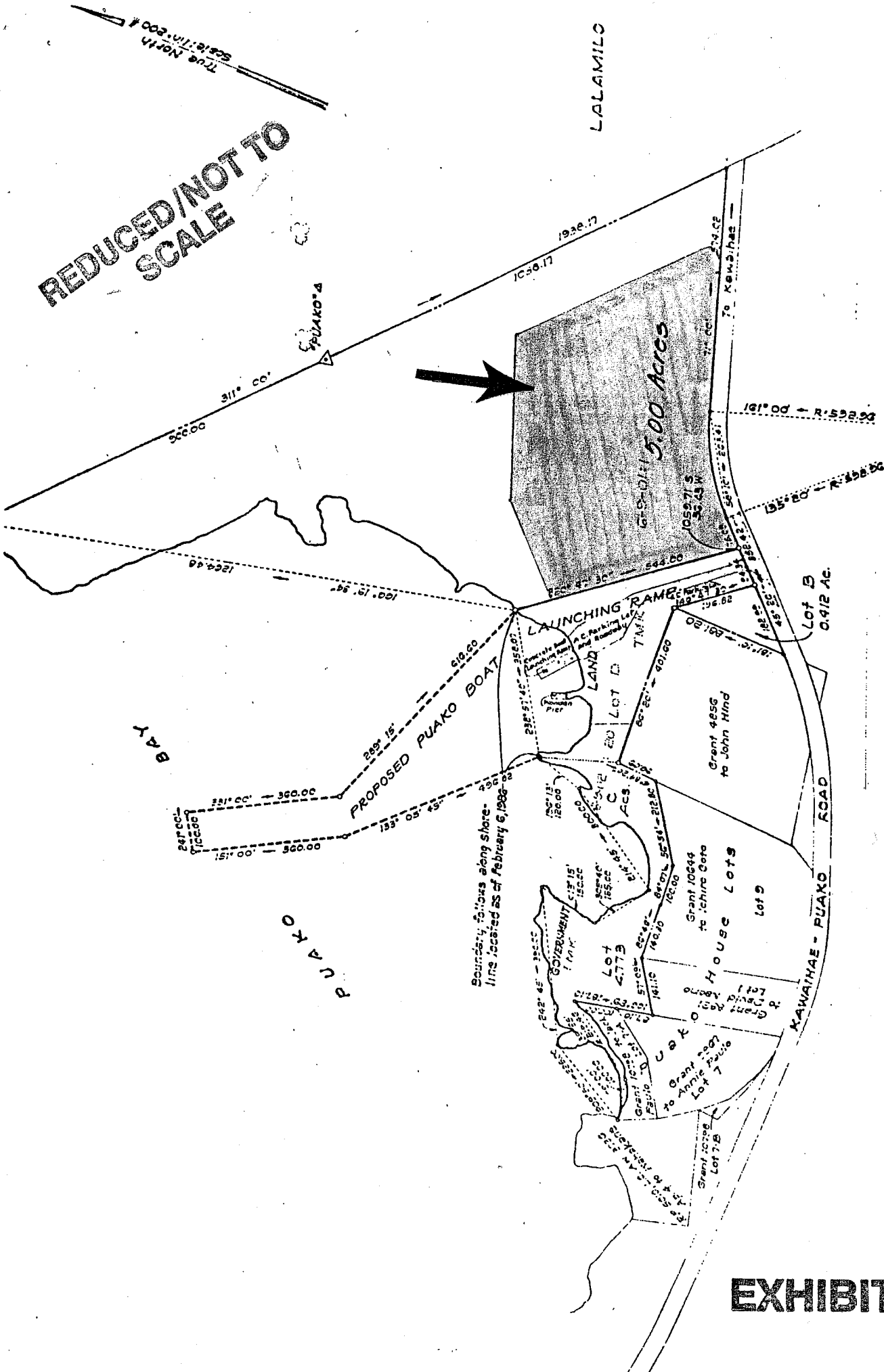


EXHIBIT B

The Environmental Notice

A SEMI-MONTHLY BULLETIN OF THE OFFICE OF ENVIRONMENTAL QUALITY CONTROL



BENJAMIN J. CAYETANO
GOVERNOR

**OFFICE OF
ENVIRONMENTAL
QUALITY CONTROL**
GENEVIEVE SALMONSON
DIRECTOR

The Environmental Notice
reviews the environmental impacts of
projects proposed in Hawaii

Other Resources available at OEQC . . .

- *Guidebook for Hawai'i's
Environmental Review
Process*
- *Environmental Impact
Study Resource Library*
- *Environmental Council
Annual Reports*
- *Rules and Policies*
- *"How to Plant a Native
Hawaiian Garden"*

OEQC

235 S. BERETANIA STREET
LEIOPAPA A KAMEHAMEHA
SUITE 702
HONOLULU, HAWAII 96813

Tel. (808) 586-4185
Fax. (808) 586-4186

Molokai & Lanai: 1-800-468-4644 ext. 6418
Kauai: 274-3141 ext. 64185
Maui: 984-2400 ext. 64185
Hawaii: 974-4000 ext. 64185

JUNE 23, 2001

Ehime Maru Environmental Assessment

A Navy Environmental Assessment, prepared in close coordination with federal and State of Hawai'i agencies, concludes that moving *Ehime Maru* to shallow water will not result in significant environmental impacts. The "Finding of No Significant Impact" explains the Navy's proposal to attempt recovery of *Ehime Maru's* missing crewmembers, personal effects and selected parts of the ship. It also summarizes the potential impacts and how they will be overcome.

With the determination the proposed action will have no significant impact on the environment, the Navy will now contract with Smit-Tak, a Dutch recovery company, and Crowley Maritime Corp., headquartered in Washington State, to design, engineer and execute the plan to lift *Ehime Maru* off the ocean floor, transport it to shallow water, and relocate it to deep water upon completion of the recovery operation.

Smit-Tak, the prime contractor for the deep-water rigging and lift to shallow water, has sub-contracted with Halliburton Co., a Texas-based engineering and construction company, for the lease of Rockwater 2, scheduled to arrive in Hawai'i in July.

In August, a construction support vessel will lift *Ehime Maru* off the ocean floor at its current

2,000-foot depth with specially designed equipment and lifting mechanisms. Rockwater 2 will then transport *Ehime Maru* while suspended about 100 feet above the ocean floor to a location roughly a mile south of Honolulu International Airport's Reef Runway, where the water depth is approximately 115-feet, and then place it on the ocean bottom. Before it is moved, *Ehime Maru's* deck will be cleared to the extent possible of cargo nets, fishing hooks and long lines, rafts and other obstacles that might impact the marine environment. After it is lifted and the entire vessel can be viewed, engineers will evaluate its condition to ensure it can safely and successfully be moved.

Once *Ehime Maru* is stabilized at the shallow-water site, a team of U.S. Navy and U.S. Navy-trained Japanese divers will thoroughly search all safely accessible areas of the vessel to recover the missing crewmembers, other personal effects and certain unique characteristics of the ship, such as its nameplate and anchors. Japanese government officials have asked for unique parts of the ship for a possible memorial. The Navy will also try to remove to the maximum extent possible the diesel fuel, lubricating oil and other materials that could adversely affect the marine environment. For more information, see page 5.

Waia'alaie Golf Course Improvements FONSI Withdrawn by City

After considering public comments from the applicant, the public and residents adjacent to the Wai'alaie Country Club, the City's Department of Planning and Permitting has withdrawn its finding of no significant impact (but not the draft environmental assessment) for the Wai'alaie Golf Course Improvements Project (published in the June 8 issue of the *Environmental Notice*). See page 7.

* *Hapuna Beach Expansion*

The State is proposing to expand its existing Hapuna Beach State Recreation Area from 62 acres to approximately 846 acres. The expansion area will include new picnic areas with comfort stations, family and group camping areas, hiking trails and shoreline paths, parking areas, improved access to Wailea Bay, and an 18-hole public golf course. See page 12.

DHHL Communications Cable in Highway Right-of-Way

The DOT issued FONSI's for cables within the highway rights-of-way on Hawai'i, Kaua'i and O'ahu by Sandwich Isles Communications to link up various DHHL sites. A determination for Maui has not yet been made. Each cable will eventually be networked statewide via underwater cables at various landings. See pages 4, 12 and 14 for more.

EXHIBIT C

Hawai'i Notices

JUNE 23, 2001

Final Environmental Assessments/Findings of No Significant Impacts (FONSI)

(1) Hawai'i Rural Fiber Optic Duct Lines Project

District: All districts
TMK: various
Applicant: Sandwich Isles Communications, Inc.
1001 Bishop St., Pauahi Tower, 27th Floor
Honolulu, Hawai'i 96813
Contact: Larry Fukunaga (524-8400)

Approving Agency/Accepting Authority: Department of Transportation
Highways Division
601 Kamokila Blvd., Suite 691
Kapolei, Hawai'i 06707
Contact: Michael Amuro (692-7332)

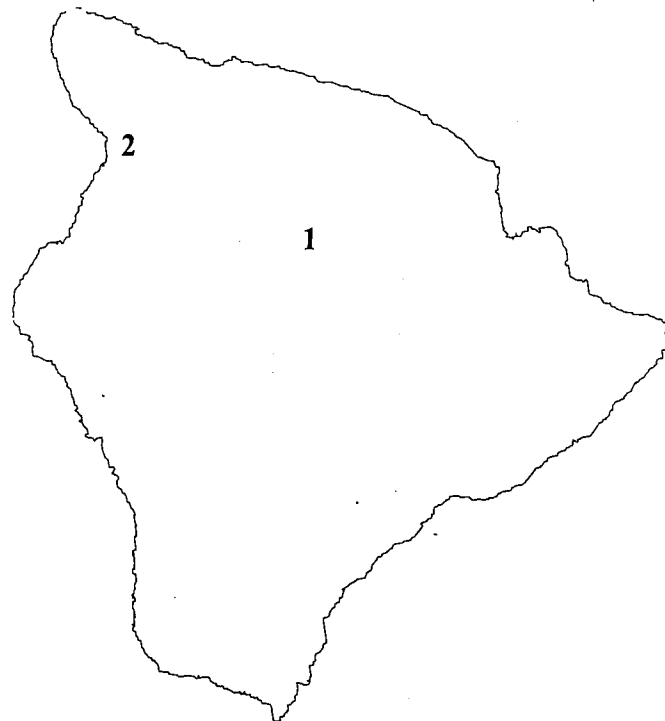
Consultant: Ron Terry (982-5831)
HC 2 Box 9575
Keaau, Hawai'i 96749

Status: FEA/FONSI issued, project may proceed.
Permits Required: ROW, possible COE, SMA, 401 WQC, CZM, SCAP

Sandwich Isles Communications, Inc. (SIC) has a license agreement from the State Department of Hawaiian Home Lands (DHHL) to provide essential communications services to DHHL homestead areas within the island of Hawaii. As a major component of its mission, SIC plans to construct underground fiber optic telecommunication cables within State highways, Hawai'i County, and DHHL roadway right-of-ways in order to provide service to homestead areas.

The project consists of the installation of a system of about 330 miles of fiber optic duct lines within the shoulder, sidewalk, or paved travel lanes of the right-of-way of various State, County and private roads around the island.

Cable installation would be done primarily through the open trench method, or using trenchless technology where necessary. Bridge crossing methods would be determined on a case-by-case basis, and may include either bridge attachments or directional drilling under streams or gulches if practicable to avoid impacts to streams or sensitive environmental resources.



The project benefits DHHL residents by providing high quality, essential telecommunication services at a cost regulated by the PUC's tariff, which is competitive with comparable outside telecommunication services, with the installation of fiber optic duct line at no cost to DHHL. The project will create several positive benefits to residents of Hawaiian Home Lands, including high quality, essential telecommunication services at a reasonable cost and employment and educational opportunities. It is scheduled for construction between June 2001 and February 2005, and will cost an estimated \$100,000,000.

Final Environmental Impact Statements

(2) Hapuna Beach State Recreation Area Expansion

District: South Kohala
TMK: 6-6-01:por. 2; 6-9-01:por. 1; 6-2-02:1; 6-6-02:2, 6, 7, 31, 32, 34, 35, 40, 41, & 42

Hawai'i Notices

JUNE 23, 2001

Applicant: Department of Land and Natural Resources
State Parks Division
P.O. Box 621
Honolulu, Hawai'i 96809
Contact: Daniel Quinn (587-0290)

Approving Agency/Accepting

Authority: Governor, State of Hawai'i
c/o Office of Environmental Quality Control
235 S. Beretania Street, Suite 702
Honolulu, Hawai'i 96813

Consultant: Belt Collins Hawai'i
680 Ala Moana Boulevard, First Floor
Honolulu, Hawai'i 96813
Contact: Glen Koyama (521-5361)

Status: FEIS currently being review by OEQC.

The State Parks Division of the Department of Land and Natural Resources is proposing to expand its existing Hapuna Beach State Recreation Area (previously known as Hapuna Beach State Park) from 62 acres to approximately 846 acres. This expansion will include the area between Hapuna Bay and Puako Bay from the shoreline to a distance of approximately 5,080 feet inland. Traversing the mauka section of this area is the Queen Ka'ahumanu Highway, a State right-of-way serving the South Kohala coastal region. Behind Wailea Bay are 19 privately-owned lots which had previously been considered for acquisition by the State and included within the Park expansion area, but is now not part of the plan.

The State Parks division has identified long-term recreational needs for West Hawai'i and opportunities to use and manage recreation resources at Hapuna. A master plan for the park expansion has been prepared and calls for long-

term improvements. The expansion area will include new picnic areas with comfort stations, family and group camping areas, hiking trails and shoreline paths, parking areas, improved access to Wailea Bay, and an 18-hole public golf course. Upon securing all necessary permits and approvals, construction will occur in phases over a period of about ten years.

Required permits and approvals for the expansion project will include a Conservation District Use Permit, County Use Permit, Special Management Area, Building and Grading Permits, and National Pollutant Discharge Elimination Systems Permit.

Previously Published Projects Pending Public Comments

Draft Environmental Assessments

► Humu'ula Koa Salvage-Reforestation and Gorse Control

Applicant: Department of Hawaiian Home Lands
P.O. Box 1879
Honolulu, Hawai'i 96805
Contact: Mike McElroy (586-3823)

Approving Agency/Accepting

Authority: Same as above.

Public Comment

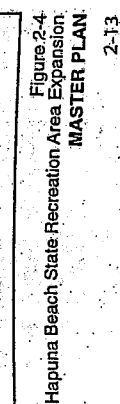
Deadline: July 9, 2001

DOH Seeking Public Input on Proposed Changes to Water Quality Rules

The Department of Health has revised the initial informal proposed amendments (draft #1) to the Hawai'i Administrative Rules, Chapter 11-54, Water Quality Standards (WQS), and is seeking a second round of informal public comments on draft #2 (dated June, 2001). To help you review these proposals again, each informal proposed amendment contains an introductory "update" paragraph summarizing the differences between the first and second drafts.

The proposed revisions add criteria to classify perennial streams; change the indicator bacteria criterion for inland waters and restrict applicability of criteria to locations where human sewage is highly likely to contribute to high enterococcus counts; modify the ammonium criteria for open coastal waters on the basis of new data; update Hawai'i's antidegradation policy to conform it to federal policy; and make the definition of state waters consistent with State law.

The Water Quality Standards Technical Advisory Group will hold another informal meeting to discuss these proposed changes on 13 July 2001, from 10am-12pm in Room 300 of the 919 Ala Moana building. This meeting will be hosted by the Department of Health's Environmental Planning Office. The text of the proposed amendments and rationale documents is available on the Internet at <http://www.state.hi.us/health/eh/epo/index.htm>, or paper copies can be obtained from the DOH Environmental Planning Office, located at 919 Ala Moana, Room 312, telephone 586-4337.



The park expansion area is predominantly undeveloped. It is barren and covered with sparse vegetation. The developed portion consists of the existing 62-acre beach park at Hapuna Bay (Figure 3-3), 19 privately-owned residential lots behind Wailea Beach, Hapuna Beach Road, Puako Spur Road, and the old Kawaihae-Puako Road. These facilities comprise less than 14 percent of the property.

Existing land uses adjacent to the Hapuna Beach State Recreation Area are diverse in type and intensity of use. They consist of resort projects, beachfront residential homes, and open undeveloped lands. Makai and to the north of Queen Ka'ahumanu Highway is the Mauna Kea Resort which includes the world-famous Mauna Kea Beach Hotel, an 18-hole golf course, and a number of resort-residential units. A second 18-hole golf course, a 10-lot residential subdivision, and a new 350-room hotel, named the Hapuna Beach Prince Hotel, have been added to the resort. These recent facilities are part of a major expansion program at the Mauna Kea Resort that began in 1992. A portion of the resort expansion extends mauka of the Queen Ka'ahumanu Highway into a 390-acre area that is long-term planned for approximately 550 resort-residential units.

To the south is the Puako Boat Ramp and Puako Beach Lots residential community, comprising of approximately 170 developed and undeveloped lots. In addition to single-family homes, the community includes a four-story residential condominium, a general store and two churches. Access to this community is provided by Puako Beach Road from Queen Ka'ahumanu Highway.

On an approximately 5-acre site adjacent to the Puako Boat Ramp within the park expansion area, the University of Hawaii at Hilo plans to establish a marine education and research field station. It will be operated as part of the Kalakaua Marine Education Center and serve students at UH-Hilo and the West Hawaii Educational Facility as well as those of the UH-Manoa through the Hawaii Institute of Marine Biology and School for Ocean and Earth Sciences and Technology. Planning funds have been granted for the project and the University is now in the process of defining the project scope and initiating the planning work.

Two other major master-planned resorts, Mauna Lani Resort and Waikoloa Beach Resort, are located farther to the south. These resorts contain planned multiple hotels and golf courses with a large number of residential units and commercial facilities. A major portion of these resorts have already been completed.

Mauka of the highway is a large tract of undeveloped land owned by the State of Hawaii. Occupying a portion of this land are the County's Lalamilo well system, Lalamilo Ventures, Inc's wind-generated power plant (identified as Lalamilo Wells Windfarm), and Hawaii Electric Light Co.'s (HELCO) Mauna Lani substation. The Lalamilo well system is a source of water for most of the Kohala Coast Resort Region.

Lalamilo Venture's facility consists of 122 wind turbines that generate up to approximately 2.3 megawatts of electrical power (under ideal wind conditions). This power is sold to the County to energize its Lalamilo wells' electrical system. Any remaining power is then sold to HELCO for its use.